

Unapproved  
**REGULAR MEETING**  
**FEBRUARY 2, 2009**

The Wethersfield Town Council held a meeting on Monday, February 2, 2009 at 7:30 p.m. in the Auditorium of the Silas Deane Middle School.

Present: Councilors Cascio, Console, Forrest, Hemmann, Kotkin, Roberts, Walsh, Deputy Mayor Montinieri, and Chairperson Adil.

Also present: Bonnie Therrien, Town Manager and Dolores G. Sassano, Town Clerk.

Deputy Mayor Montinieri led the pledge of allegiance to the flag.

**PROCLAMATION – ROBBINS BARSTOW**

Chairperson Adil presented Robbins Barstow with a Certificate of Recognition for one of his many accomplishments, his home movie “Disneyland Dream”.

Robbins Barstow thanked the Mayor for the Certificate. He said that he is honored and excited by this. He said that film making has been a lifelong hobby of his. In 1956, his youngest son won a contest for scotch tape for his simple answer and the family won a trip to Disneyland. He made a home movie of their trip and showed it to family and friends. And then 52 years, later he heard about the Library of Congress’s work to preserve films. The National Film Registry at the Library of Congress selects 25 films every year that are significant and are preserved for all time. This year his home movie “Disneyland Dream” was selected to be part of the National Film Registry. More than 46,000 people have downloaded the video since it was nominated. He read a letter he received from Vienna, Austria. This movie was truly a family project. He also read a letter from the actor and comedian Steve Martin who said that he is in this home movie. Wethersfield is in this movie that will be immortalized for all time. No other Town in the United States is in the Registry. He thanked the Town again for the honor.

**PROCLAMATION – WEAR RED DAY FOR WOMEN**

Chairperson Adil read the Proclamation designating February 6<sup>th</sup> as Wear Red Day for Women as a reminder of heart disease in women.

**PRESENTATION TO THE WETHERSFIELD POLICE DOG PROGRAM FROM THE WETHERSFIELD VOLUNTEER AMBULANCE**

Phil Lombardo, President of the Wethersfield Volunteer Ambulance Association, said that it came to their attention that the Town was missing out on emergency equipment for an important segment of the Town’s population. Two members of the Volunteer Ambulance Association came up with the idea of putting these bags together for the Police Canine Officers and their

dogs. The bags contain a lot of the same items that are found in the regular bags like bandages, splints, and dressings. The one thing that isn't carried in the normal supplies is the specialized oxygen masks for the animals. He said that the Association is donating these bags for the canine officers' use. He thanked the Town Council for its time.

Chief Cetran thanked the Association and said that he appreciates the thought. It is not often that people take time out and think about the Police Department and what it does.

## ECONOMIC DEVELOPMENT UPDATE – PETER GILLESPIE

Peter Gillespie, Town Planner, presented the following report:

### RECENTLY APPROVED DEVELOPMENT PROJECTS/NEW BUSINESSES

#### **185 Broad Street – Silas Robbins House Bed and Breakfast**

An application to renew and revise the conditions of approval for the special outdoor events at this bed and breakfast establishment was approved at the January 20 PZC meeting.

#### **863 Silas Deane Highway – Jamertunes Studios and Entertainment**

#### **957 Silas Deane Highway – New England Property Investment Group**

### UNDER PERMIT REVIEW

#### **1025 Silas Deane Highway – Hartford Medical Group Office Building**

A building permit application has been filed for the construction of a 19,205 s.f. medical office building for the Hartford Medical Group at the Wethersfield Shopping Center.

### DEVELOPER/PROPERTY OWNER/REALTOR CONTACT

- Discussions have been held with an architect working on preliminary plans for the Comstock Ferre property,
- Discussed concept plan for national chain restaurant looking at site on the Silas Deane Highway.
- Met with local business interested in possible reuse and renovation of former Abbate Florist on Silas Deane Highway.
- Talked to 2 property owners about possible renovation and use of façade program funds.
- Discussed permit process issues with interested party looking for site to build a new church.

### SILAS DEANE HIGHWAY REVITALIZATION PROGRAM

- Continuing to work with CRCOG representative to discuss possible options and locations for new bus shelters at key locations on the Silas Deane Highway and in other locations in Town.
- Waiting to hear about our STEAP application for \$500,000 for the remaining funding necessary to complete the streetscape improvements in front of Town Hall.
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- Requested extensions on our 3 State DECD STEAP grants as we complete the distribution of funds associated with our streetscape and façade programs.

#### OTHER NEWS AND INITIATIVES

##### **Economic Development and Improvement Commission**

- Wethersfield Life has graciously agreed to provide some monthly space for an update on economic development and EDIC initiatives. EDIC member Doug Sacks has been providing a summary of monthly activities to improve communications with residents and businesses.
- The Commission is working on the development of a Buy/Shop Wethersfield program and will present these ideas in the near future.
- Commission members have initiated a new phase of the business visitation program and have started to meet with the newest members of the business community, 100 visits are planned.
- Two façade application requests have been filed by the owner of 982-990 Silas Deane Highway for the creation of 2 new facades on these buildings. At the present time, one of the buildings is being used for storage and the other building houses Mila Fabric and New England Patio and Hearth.
- A tax incentive request has been filed by the owner of 291 Ridge Road to assist with the financing of an 80 bed assisted living facility as Phase 2 of this project. The applicant estimates that this 70,000 s.f. project with construction costs of approximately \$7 million will be completed by the Fall of 2010. Once additional information is received, the request will be forwarded to the Council for review.
- The Commission is working on the details for a breakfast seminar to be held at the Country Club. The date and time are not yet set

##### **Redevelopment Agency**

- Staff have prepared an RFP for consulting services to prepare a redevelopment analysis and Plan for the Fun Zone property. Responses are due in mid February.
- At the request of the Agency, conducted survey to determine budget and staff resources of the Planning and Economic Development Departments of some of our neighboring Towns

##### **Tourism**

- Volunteers are working on significant updates and a redesign to the Historic Wethersfield website.
- Redesigned ad to include 375<sup>th</sup> Anniversary Logo for placement in AAA Journeys Magazine and What To Do In Connecticut publications.
- Working with Central CT Tourism District to send promotional packet to approximately 50 bus tour operators
- Working with stakeholders group on RFP for cooperative marketing grant from State Tourism Commission
- Commission members attended Tourism advocacy media event at State LOB on January 13

##### **Preserve America**

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- We are continuing to work with the State on the awarding of \$115,000 towards the gateway project at Marsh Street. We are working on plans in anticipation of putting the project out to bid in the near future.
- A subcommittee is beginning work on the details of the wayfinding signage program and will be releasing a RFP for the sign details in the near future.

**Noteworthy**

- Expecting receipt of draft GIS survey of Town Departments from the City of Hartford staff in the next few days
- Working with Finance Director and Town Manager to prepare Bond Rating Report for Bond Sale in March
- Historic District Property database will be completed and placed online in the very near future
- Working with Town Manager and other Department Heads on several "Shovel Ready" economic stimulus projects that we hope are funded by the Federal Government
- Working on some changes to our Land Use Fee Ordinance to be submitted for Council consideration in the near future

Councilor Roberts asked what the Jamertunes Studios and Entertainment do.

Peter Gillespie, Town Planner, said that it is a video production company. They provide a sound and video service.

Councilor Forrest asked what was being contemplated with the \$500,000 façade program for Mila Fabrics buildings.

Peter Gillespie, Town Planner, said that it is basically for the whole façade, removing and redoing the building. It has already been approved. The project should be started in the spring.

Councilor Forrest asked if he could have a copy of the pictures or schematics.

Peter Gillespie, Town Planner, said that he could get that for him.

Councilor Kotkin said that on the Silas Robbins House there were some discussions between the owner and some neighbors. Was there a resolution?

Peter Gillespie, Town Planner, said that the Commission tabled it initially so the neighbors could work with the owners. At the end of the day, he is not sure that all of the neighbors were happy with the proposed resolution. The Planning and Zoning Commission did incorporate all of the suggestions.

Councilor Kotkin said that it sounds like there was a reasonable or partial meeting of the minds.

Peter Gillespie, Town Planner, said that the Planning and Zoning Commission makes every effort to allow neighbors time to work out issues.

## ANNUAL REPORT – CENTRAL CT HEALTH DISTRICT – PAUL HUTCHEON

Paul Hutcheon, Director of the Connecticut Health District Commission, presented the attached slide show. (*attachment #1*)

Councilor Roberts asked if the senior dental cleaning program had income limits.

Paul Hutcheon said no.

Councilor Kotkin said that he appreciates the fact the Town of Wethersfield's contribution will go down this year because of its smaller percentage of the population. He asked if there was any potential for expansion of the district.

Paul Hutcheon said that expansion is based on opportunities that are presented to the District. There are none at this time. Plainville approached the District last year when their Health Director retired. It didn't work out from a dollars and cents perspective for the District to include Plainville. It would have increased the per capita expense for all the Towns.

Councilor Kotkin asked about dental clinics for the general population that couldn't afford services. Is there a potential for Wethersfield to do something like that. He also asked about where the Town stands regarding the flu this year and the correct vaccine.

Paul Hutcheon said that there had been an outbreak of flu in Litchfield that didn't seem to be the strain of flu that the vaccine covered but that does not seem to be widespread. The flu isn't widespread yet either. The dental cleanings are limited to the elderly because funding is coming from the Agency for the Elderly. There is nothing in the works to provide that service to others.

Councilor Forrest said that 1/3 of the budget is grant money. He asked if the Director was concerned with changes in the grant structure.

Paul Hutcheon said that the revenue budget shows 1/3 of the money coming from grants. He said that the District was very fortunate this year to apply for and receive several competitive grants. Some grants are not competitive. The future of the competitive grants is a little shaky. The budget for next year was formulated with the assumption that those moneys were not coming back.

Councilor Walsh asked if there were any actions that the Health District took in response to the recent salmonella outbreak.

Paul Hutcheon said that in all of the offices there are faxes for disseminating information to food establishments that may be affected by something like this. Fact sheets were distributed to all of the licensed facilities. Phone calls can also be made to make sure the products were pulled.

Chairperson Adil thanked the Director for the report.

## HEARINGS

None this week

## PUBLIC COMMENTS

Gus Colantonio, 16 Morrison Avenue, said that a member of the Town staff came and looked at the broken sidewalks. It was caused by the MDC and will be repaired in the spring. He said that he received a notice that the street doesn't need a stop sign. There were some high speeds documented on the street. He asked for the second time to have an opinion from the Town Attorney about the road condition.

Audrey Saharek, 36 Blueberry Hill, said that she is the past president of the Highcrest PTO and current Chairperson of the Highcrest Playscape Committee. Over 2 ½ years ago the Town inspectors notified the PTO that the playscape needed to be replaced. The Highcrest PTO has worked closely with the Director of Parks and Recreation, the school Principal and teachers and students to design the playground. She thanked the Town for agreeing to remove and dispose of the existing equipment and to prepare the site. The PTO has been fundraising and gathering information from groups that have purchased playscapes. The cost to replace is \$60,000. This past fall, this group researched grants and was fortunate to receive a \$5,000 grant with the help of Senator Doyle. The PTO raised money through fundraising and donations from parents, students, and business owners. \$48,000 was raised to date. The committee is asking the Town for help with the cost of the play-safe material and accessible ramp. The cost is about \$10,500. The Town's assistance will allow the committee to provide a safe, environmentally friendly playscape that will last for years to come.

Robert Young, 20 Coppermill Road, distributed a handout from Woody Warren. He is almost 90 years old and unable to attend the meeting. He served his country, was an educator, and a patriot who sounded the alarm when he thought it should be. Mr. Young said that he wants to talk about the tax bills. They continue to mount over the years. He keeps telling the Town Council to keep spending down but they don't listen. Spending is out of control. The Governor is talking about an enormous deficit for a small state. He said that he doesn't know where cuts will be made. Cuts wouldn't have to be made if spending was done properly in the first place. The country would have been better off to begin with. He has been telling the Town Council to cut back on spending for years. The Board of Education already shows an increase for next year. It should

be a negative increase to that budget. Reduce staff by not hiring anyone else. He hopes everyone will work together to reduce taxes this year.

Doreen Ciarcia, 36 Spring Street, President of the Wethersfield Historical Society Board, introduced the new Director of the Historical Society Amy Northrop and said that the Board looks forward to working with her.

Amy Northrop, 212 Main Street, Director of the Historical Society, said that it was a pleasure to be at the meeting. She comes to Wethersfield from New York City. Working in a closer knit community celebrating its 375<sup>th</sup> Anniversary appealed to her. The Wethersfield Historical Society has a very strong reputation in the museum community. In addition to her work, she has been a Revolutionary War re-enactor for 15 years and is delighted to be a part of a community that embraces its history as Wethersfield does. She is impressed with the many partnerships that the Society has with the Town, J Michael's Tavern, and recently the Chamber of Commerce. She is happy to announce that the Greater Hartford Arts Council approved a \$19,550 grant to the Historical Society for the 2009 Heritage Advancement Program. These funds will support the Society's programming for the 375<sup>th</sup> Anniversary Celebration. She would like to encourage the public to look at the many program offerings that the Historical Society has underway. The photo book of Wethersfield is available for sale at the Keeney Memorial and Old Academy. Sales have been strong. This is a great keepsake for all families. An exhibit will open in March. The Taste of Wethersfield will be held on April 4<sup>th</sup>. On June 13<sup>th</sup>, the Society will be hosting a house tour of 14 private homes. She has been in Town for just one month and has been pleasantly surprised by the warm welcome that she and her family have received. She looks forward to working with the Town in the future.

George Ruhe, 956 Cloverdale Circle, said that he would have preferred to make his comments at the end of the last Town Council meeting. He said that he wants to touch on three points. Councilor Console spoke about the need to keep the fire hydrants free of snow. He thought this point was well made. He thinks that the Town Council should look to not only the neighbor whose property it is on but the surrounding neighbors too. The Town should also address other impediments to the fire hydrants like vehicles parked on the street. The second item was the question that Councilor Console raised about the giving of new cars to the officers on the line. As he listened to that, the thought that came to his mind was of a soldier getting secondhand gear. Through the current system, the Department gets more miles out of the cars. The line officers are on the street and it would seem logical that the line officers should get the best vehicles. Maybe the administrators could get the last 20,000 miles out of the cars. If the cars break down on the way to a meeting, it won't be a big deal. He hopes that the Town will review that policy. He was taken with the idea that we have always done it that way. He said that the Country is in a point of history where you can't always do what was done before. Lastly, he agreed with the Mayor about President Obama's comments during the inaugural address. He stressed self-sacrifice. He said that his only counsel for the Council is to make sure that you distribute the pain equally. He said that he had one problem with the Mayor's comments and it

was with tying the progress with the last 60 years and how a black man from 60 years ago couldn't have become President. It suggested with subsequent comments, criticism externally and internally that they may be unwanted because of this progress that our Country has made. That is not really the case. As long as this Council restricts the citizens' comments at the beginning or at the end, the Town Council is not embracing the tone that President Obama is trying to encourage throughout the entire Country. This is the reception or feeling of people in the community about the tone and attitudes that are perceived by many about the Council members. The Board of Education and Town Council can do it. Even if no one ever comes, this Council would have done the right thing.

### COUNCIL REPORTS & COMMENTS

Chairperson Adil reminded the Town Councilors that there would be a special meeting this Thursday at 5:30 p.m. in the Town Manager's Conference Room. The core services portion of the meeting will end at 7:30 p.m. and a candidate for the Town Manager position will be interviewed then. The Rules and Procedures Subcommittee meeting will be at 5:00 p.m.

Councilor Kotkin said that the Mill Woods Committee and Park and Recreation Advisory Committee both met and looked at the fields. The lights work well. There is a volunteer group working now to find people to help put up the press box. That work will start in April. The Insurance Committee met in January and received very good news. The Town is running about \$400,000 below budget for the first half of the year. The Town Manager was originally looking at building in a 12 percent increase into the budget. If the trend continues, he hopes that it can be reduced to an 8 percent increase. Lastly, the Budget Committee met and went through a number of items. The Committee went on record not to recommend any kind of tax amnesty program. The Town's taxpayers are very diligent about paying taxes but also to the Tax Collector who is able to achieve a very high goal for collection. He complemented the Town staff on the current year budget status, despite some cuts in the revenue accounts.

Councilor Forrest said that:

- The Memorial Day Parade Committee met and is looking for recommendations for Parade Marshal.
- The Green Summit III Planning Committee has met and is looking at green development ideas for properties.
- The Beaver Brook concept was brought to the Town Council a few months ago. The Conservation Committee and Park and Recreation Board have reviewed it and a presentation will be coming to the Town Council.
- The Energy Committee has met on several occasions and has hired CTCAT which Joel Reinbold is staffing and the Committee continues to work on various projects to help the Town with its energy costs.
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- The Ad Hoc Committee on new parking ordinances met and discussed several possible changes to the Town ordinances.

Councilor Cascio said that the Library Board met and continues to work on the 2010 budget and new initiatives. They survived the renovation and today hopefully had a successful opening of the Library.

Bonnie Therrien, Town Manager, said that it was a very successful opening. The Library is now three floors. The Library was closed for a month but the Library staff and Physical Services staff did an outstanding job in a very short time period to make a one floor temporary Library into a three floor permanent Library. The shelving was installed, books were brought in from storage, and items from the temporary Library were interspersed. The Children's Library is wonderful, too.

Councilor Roberts said that the Shared Services Committee met this evening. The Superintendent of Schools said that the Board of Education budget was presented to the Board at its last meeting. The budget came in at a 3.88 percent increase, the lowest increase since 2000. The Board of Education will meet over the next month to refine the budget. It is due to Council by March 15<sup>th</sup>. There was also a presentation by the residency officer, John Ryan. A misperception in Town is that there are many students in the school district that do not live in Town. It is Mr. Ryan's job to determine if that is true. As of January, he was investigating 40 cases. 18 were determined to not be in violation and 17 were determined to be in violation and were removed from the schools. In the other 5 cases, the students withdrew voluntarily. He is currently investigating 56 cases involving 58 students. The Committee also spent some time on traffic issues on the Silas Deane Highway and Wells Road and how it impacts Church Place.

Councilor Console stated he had asked at the last meeting for a breakdown of how much it would cost to add the additional equipment on the police cars.

Bonnie Therrien, Town Manager, said that it is about \$2,200 per vehicle. Most of the expense is labor. Some of the materials can be used on the newer vehicles.

Councilor Console said that maybe the Town should test the waters and look at suspending the rules tonight and allow the public to speak at the end of the meeting.

Councilor Cascio said that with the weather and snow, the Town has done a remarkable job with removal. He is glad to see people out scrapping the snow and ice off the sidewalks. Safety is of utmost importance. He notice that there is something going on Goff Road by Nott Street. There are sofas and furniture being dumped in the area. There is a place in Town for the disposal of furniture on Marsh Street. Middletown Avenue extension from Broad Street to Spring Street is really bad with potholes. It needs some attention to it. Not only is he asking the staff to be more

diligent, but if there is any area that a resident knows about, they should give the Town Manager a call.

Bonnie Therrien, Town Manager, said that a resident can go onto the website and under civic radar report a complaint or a resident can call Physical Services. This is the worst time of the year for roads. There is not a lot the Town can do now because of the weather and temperature changes. A list is kept and as soon as the weather cooperates, repairs are made.

Councilor Walsh thanked the President and Director of the Historical Society for attending the meeting. He welcomed the new Director and was pleased by her enthusiasm. He thanked them for obtaining the grant also.

Councilor Kotkin echoed Councilor Cascio's remarks about the roads. He also said that today was the deadline to pay the second installment of the Town taxes. He wondered if the Town Manager has an indication on the collections.

Bonnie Therrien, Town Manager, said that she hopes to have some indication by the end of the week.

Chairperson Adil said that the grand list went up. Business revaluations went up at a higher rate than homes.

Bonnie Therrien, Town Manager, said that she has the grand list numbers and it did go up but because this is a revaluation year she can't equate the changes to an increase in revenue until the new mill rate is set. In general, condominiums and businesses went up about 30 percent while homes were about 20 percent.

Chairperson Adil said he attended a meeting with Congressman Larson's office to discuss the stimulus package. He said he also attended a meeting with member towns of the MDC to discuss the CRRRA dispute. He stopped by the Library earlier and was pleased how it turned out. He thanked staff for the work done to get the space back in order. He got an e-mail concerning interest in bidding for the Cottone Field lights. He was happy to see progress there. He and the Town Manager will be on the Mayor's Corner on Friday night to discuss core services and the budget. The Chamber of Commerce is having its After Hours this week at the Ambulance Association. In honor of Black History Month, the Webb Deane Stevens Museum will have a special tour focusing on enslaved and freed African Americans who lived in Town. There is a foreclosure workshop on February 14<sup>th</sup> at the Connecticut Convention Center. The NARL, Amateur Radio Club is offering an amateur licensing class starting this Wednesday and running through March 25<sup>th</sup>. There will be a retirement dinner for Detective Michael Godart on March 13<sup>th</sup>.

COUNCIL ACTION

Deputy Mayor Montinieri moved **“TO ACCEPT THE RESIGNATION OF JOHN S. WINIARSKI FROM THE SHADE TREE COMMISSION”** seconded by Councilor Forrest.

Chairperson Adil asked that a letter of thanks be sent to Mr. Winiarski.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

OTHER BUSINESS

Councilor Forrest moved **“TO AWARD THE CONTRACT FOR ROOF CONSULTING TO TREMCO, INC. IN AN AMOUNT NOT TO EXCEED \$34,520 WITH THE CAVEAT THAT A REQUEST FOR PROPOSAL BE DEVELOPED FOR THE 2009-10 BUDGET CYCLE”** seconded by Councilor Roberts.

Bonnie Therrien, Town Manager, said that there has been a concern about the condition of the roofs on the Town and Board of Education buildings. There is no one on staff that takes a look at the roofs. There was no preventive maintenance done on these roofs. In 2007, the Town Council awarded the contract to Tremco for a roof management plan service on all buildings to develop a data base for the roofs and some maintenance on the roofs. This allowed the Town to develop a long term capital plan. This award is the renewal of the contract with Tremco maintaining the cost of \$34,520. They put together the entire database and now every year they update the database and let the Town know what needs to be done on a small scale and long term capital plan for budgeting for the roofs. The Director of Public Works and Manager of Tremco are at the meeting to answer questions.

Councilor Kotkin said that in the motion it states not to exceed \$34,520 with the caveat that a request for proposal be developed for the 2009-2010 budget cycle.

Councilor Kotkin reiterated that the Tremco contract runs from February to February.

Councilor Kotkin said that this is not for an actual budget cycle.

Bonnie Therrien, Town Manager, said that the request for proposal would be for next February for capital projects.

Councilor Kotkin said that this number is the same as the last two years. Can you explain that?

Mike Turner, Director of Public Works, said that he spoke to Mr. Boudreau about the specifics of this project and it is true that a lot of contractors have gone down in price roofing but is all asphalt

Roofing prices went up 70 percent this past year. Mr. Boudreau is looking to establish a long term relationship with the Town so they are absorbing costs and held the price. Every year the firm goes out and inspects every Town owned building and roof. Each roof is photographed and documented. Minor repairs are done as part of the maintenance work. Something above and beyond they book as routine maintenance work for capital projects. The work of this firm is essentially an extension of the Physical Services staff.

In response to Councilor Kotkin's question, Bonnie Therrien, Town Manager, said that the longer the contract, the cheaper it is. The request for proposal was her idea, since the Town Council is adamant about having one every three to five years.

Councilor Kotkin said that the Town Council approved Tremco for one year extensions the last two years and next year the Town Council will go out for a request for proposal for many years.

Bonnie Therrien, Town Manager, said that the Town Council could ask for one year, three year, and five year proposals from companies.

Deputy Mayor Montinieri asked some questions about Tremco's process. He asked about the information on the database being proprietary to Tremco. Is that true?

Mike Boudreau said that the database belongs to the Town. The ability to maintain the database is proprietary to Tremco.

Deputy Mayor Montinieri said that the amount of the contract is being held and he understands that, but he wondered how Tremco determined when it reached that amount, listed in the motion.

Mike Boudreau said that it is based on square footage. It is about \$.05 per square foot which is low for the industry standard. The roofs were at a below grade level and have been brought up to a maintainable level.

Deputy Mayor Montinieri said that he likes to see the invoices showing when work was done and how much it costs so that the Town can keep track of the work. In this environment, the constituents may feel that the Town Council is throwing this money out with nothing to back it up. This doesn't show specific labor or material costs. He isn't comfortable without some documentation.

Mike Boudreau said that the Town Council can get a breakdown of that information for the last two years.

Deputy Mayor Montinieri asked what was the breakdown of materials?

Mike Boudreau said that about 30 percent is materials. This work is labor intensive.

Mike Turner, Director of Public Works, said that he has the 800 page document that shows all of the work that Tremco has done.

Bonnie Therrien, Town Manager, said that the Town has a database with Tremco now. When the Town goes out for a request for proposal and the low bidder is someone, else there is a good chance that the new firm will not use what Tremco prepared. The odds are good that the new vendor will have their own software and will do the work their own way.

Deputy Mayor Montinieri said that he would like to look at the database. He said that he thinks it would be a requirement of the RFP that the existing database be used.

Councilor Forrest asked if the Town was sending Physical Services staff out to look at these roofs, prior to hiring Tremco. He also asked where the Town was in terms of the roofs now.

Mike Turner, Director of Public Works, said that he won't say that the roofs are at 100 percent but there are no leaks. One of the things that Tremco does is to color tag the roofs according to their condition.

Councilor Forrest said that he feels this work is tremendously important. The database is pretty solid and the roofs are color coded. He asked, in this climate, if the Town Council were to delay for a year, this cost, with the full intention of bringing it back, how would that leave the Town.

Mike Turner, Director of Public Works, said that the roofs, like anything else will deteriorate. The Town has a handle on the condition now, but if it gives up doing the inspections and maintenance, it will step back.

Councilor Hemmann asked what kind of things were found over the past year and did those things that were found save the Town money. Where there things that were found that were moved up to a higher priority in the Capital budget?

Mike Turner, Director of Public Works, said that there were drainage issues and flashings repaired. He said that he sends reports to the Town Manager with specific issues.

Mike Boudreau said that one example was work on the Emerson Williams School. There was a failure on the entire roof at that school. It was completely saturated with water.

Councilor Kotkin said that he is still stuck on the bidding out process. He asked how the Town arrived at the \$34,520.

Mike Turner, Director of Public Works, said that when Tremco sent the Town the renewal with its current level of service that was the price. He said that he feels comfortable that the amount has remained level.

Chairperson Adil said that he supports this work and appreciates the discussion.

All Councilors present, including the Chairperson voted AYE. Councilor Forrest and Kotkin voted nay. The motion passed 7-0-2.

Councilor Roberts moved **“TO AUTHORIZE THE TRANSFER OF \$10,500 FROM THE CAPITAL RESERVE ACCOUNT 4100-54400 TO THE HIGHCREST SCHOOL PLAYGROUND PROJECT”** seconded by Councilor Walsh.

Bonnie Therrien, Town Manager, said that the Highcrest PTO and staff are very anxious to get the playground installed. The Committee has done a lot of fundraising so that the PTO didn't have to come to the Town and ask for money. The Committee has asked for the Town to pay for the site costs, including safety material, accessible paved path, and drainage materials. There is \$50,000 in the Capital Reserve Account.

Chairperson Adil thanked the PTO and Committee members for attending the meeting. He said that he is supportive of projects when groups raise most of the money and only require the Town to contribute a small amount.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Kotkin moved **“TO APPROVE A CONTRACT NOT TO EXCEED \$25,970 TO FRIAR ASSOCIATES FOR ARCHITECTURAL SERVICES FOR THE EMERSON WILLIAMS SCHOOL BOILER REPLACEMENT”** seconded by Councilor Forrest.

Bonnie Therrien, Town Manager, said that there is \$200,000 in the Capital Improvement budget for the replacement of the boiler at the Emerson Williams School. The \$25,970 is for the design of the project so that it can go out to bid. The replacement can be done this spring and summer. The award is for the on-call architectural firm of Friar and Associates.

Councilor Kotkin asked what the boiler performance has been this winter and said that when this was discussed during the budget he remembers Mr. Bushey saying that he was going to look for potential State money to help pay for this boiler. He asked for a report back on that.

Fred Bushey, Director of School Maintenance and Operations, said that most of the incentives out there through CL&P or the Clean Energy Fund have dried up at this time. He said that he spoke with the Board of Education and it is ready to start with the design work now. There might be something coming out of Connecticut Natural Gas and he has not exhausted all options

yet. There will still be time to look into it.

Councilor Kotkin asked if the State legislation regarding energy efficiencies have passed. Is there any State monies?

Fred Bushey, Director of School Maintenance and Operations, said that all of the energy funds are gone. He said that he is hoping to get that number down through the bid process. One aspect of energy efficiency is the offsite controls of this equipment through the due diligence of the economy, Logic Direct Digital Controls, Inc. is an energy firm that has put their best foot forward for pricing. It is a great control unit like the one at the Middle School. He would like to stay uniform across the district with the schools.

Deputy Mayor Montinieri asked how he knows this is the best price that the Town can get for an engineering firm. It looks like a big number to him.

Bonnie Therrien, Town Manager, said that this is the on-call firm off of the list approved by Council. Each project is bid on by all of the on-call firms.

Fred Bushey, Director of School Maintenance and Operations, said that he went with Friar Associates because of their prior work with the Town.

Deputy Mayor Montinieri asked if Friar and Associates was high on its bid for one of the schools this year. What is the timeline for this project if it is awarded tonight?

Fred Bushey, Director of School Maintenance and Operations, said that they were in the ball park. He would like to get the project started as soon as the heat is shut off.

Deputy Mayor Montinieri asked if he found that firms are hungry for work and looking for work.

Fred Bushey, Director of School Maintenance and Operations, said that some firms are dropping prices, while others are not. Overall there is some hunger out there. This bid represents the norm.

Deputy Mayor Montinieri asked if this bid was for both boilers.

Fred Bushey, Director of School Maintenance and Operations, said that it is for the boiler components and boiler room. This is for both the architectural and engineering pieces of the project.

Deputy Mayor Montinieri asked if it wasn't normal practice to have the company supplying the equipment do the design work.

Bonnie Therrien, Town Manager, said no.

Councilor Roberts said that her concern is that every time the Town Council talks about the Emerson Williams replacement the price has been \$200,000. She said that she doesn't remember ever hearing that it will be another \$25,000 to design the room.

Fred Bushey, Director of School Maintenance and Operations, said that in his original estimate through the Board of Education and CNEF it did include architectural fees and environmental services. Where the boiler is bolted to the floor, there is an asbestos gasket that will need to be abated. Any price brought to the Town Council included architectural work and environmental work.

Councilor Roberts said that she would like to make sure that the Town Council sees the back up information for any big ticket items for the next budget session, because she does not remember seeing it for this project. She said that she knows that the boiler needs to get done, but she doesn't get the feeling that these people are hungry and the fee over the hourly rate is offensive. This is a time when people are looking for business and the tone of the letter was not conducive to working with a public entity.

Chairperson Adil said that in the future, the Town Council needs to see a little more backup and also, that more than one entity has been contacted to give a price. He understands that this firm has done all of work for the Town, but in this environment, the Town Council needs to see a choice. What happens if there is not money found in the budget for a second boiler? How will that work out?

Fred Bushey, Director of School Maintenance and Operations, said that he asked for a limited scope of work to be done. He said that they could do one boiler and drop the control portion and maybe some other items, too. All of the items scheduled for replacement have outlived their useful life. The Board of Education can continue to make the boilers run. He said that he will still pursue grant options, too.

Chairperson Adil asked if the bids would be in before the budget time.

Fred Bushey, Director of School Maintenance and Operations, said that it will take a good four or five weeks to develop the bids. Then it will go out to bid.

Councilor Console asked if this was for the design of the entire boiler room or only one boiler was being replaced. How would this work?

Fred Bushey, Director of School Maintenance and Operations, said that one boiler is in better shape than the other. He can make the new system compatible to work with the old boiler if need



be. There will be more of a cost in purchasing the boiler in two steps.

A roll call vote was taken. Councilors Cascio, Hemmann, Kotkin, Walsh and Chairperson Adil voted AYE. Councilor Console, Forrest, Roberts, and Deputy Mayor Montinieri voted nay. The motion passed 5-0-4.

Councilor Roberts moved **“TO APPROVE THE PROVISION OF LIFE TRANSITIONS COACHING BY SOCIAL AND YOUTH SERVICES STAFF UNTIL JUNE 30, 2009 AND TO SET THE FEES AS FOLLOWS: INITIAL TWO HOUR DISCOVERY SESSION AT \$75, INDIVIDUAL COACHING AT \$75 A MONTH FOR TWO SESSIONS OR \$150 A MONTH FOR FOUR SESSIONS, GROUP COACHING AT \$40 A MONTH FOR FOUR ONE HOUR SESSIONS”** seconded by Councilor Forrest.

Bonnie Therrien, Town Manager, said that in the last year, there has been a transition in clients coming into Social Services. The numbers are growing. The Director has noted that many clients are having trouble dealing with unemployment in this environment. Some of the fees would be based on income levels. She would like to have the Town try this on a trial basis and see if it is something that our citizens are interested in during this economy.

Nancy Stillwell, Director of Social and Youth Services, said that a lot of people have come in that have not been laid off or unemployed before and are devastated. Many of them do not have savings and are now in trouble. She said that she does have staff trained in coaching and would like to offer it on a trial basis to see what can be offered to get people back on track.

Councilor Roberts asked how the fees were determined.

Nancy Stillwell, Director of Social and Youth Services, said that the fees were based on what the Department charges for counseling. It is in-line with the Youth Services programs. This is less than what job coaches are charging.

Councilor Roberts said that her original thought was how could someone who lost his or her job afford \$75 for a session?

Nancy Stillwell, Director of Social and Youth Services, said that she will not turn someone away if they can't afford that amount.

Bonnie Therrien, Town Manager, said that the program will be reviewed again during the budget session.

Chairperson Adil said that this is very proactive. EDIC is also trying to help the business community through this recession.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Walsh moved **“TO AFFIRM THE TOWN’S FAIR HOUSING POLICY STATEMENT AS ATTACHED AND TO AFFIRM THE TOWN’S COMPLIANCE WITH TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AS ATTACHED AND TO AUTHORIZE THE TOWN MANAGER TO SIGN AND DISTRIBUTE THE POLICIES”** seconded by Councilor Kotkin.

**TOWN OF WETHERSFIELD  
FAIR HOUSING POLICY STATEMENT**

It is the policy of the Town of Wethersfield to promote fair housing opportunities and to encourage racial and economic integration in all its programs and housing development activities.

Programs funded and administered by the Town of Wethersfield must comply with the provisions of Section 46a-64c of the C.G.S., and with related state and federal laws and regulations that prohibit discriminatory housing practices.

The Town of Wethersfield or any sub recipient of the Town will carry out an affirmative marketing program to attract prospective buyers or tenants of all majority or minority groups, without consideration of race, color, religion, sex, national origin, ancestry, creed, sexual orientation, marital status, lawful source of income, disability, age or because the individual has children in all programs and housing development activities funded or administered by the Town of Wethersfield.

The Town Manager’s office is responsible for the enforcement and implementation of this policy. The Town Manager may be reached at 860-721-2801.

Complaints pertaining to discrimination in any program funded or administered by the Town of Wethersfield may be filed with the Town Manager’s Office. The Town’s Grievance Procedure will be utilized in these cases.

Complaints also may be filed with the Commission on Human Rights and Opportunity, Special Enforcement Unit, 21 Grand Street, Hartford, CT 06106, Telephone (860) 541-3403.

A copy of this policy statement will be given annually to all Town employees and they are expected to fully comply with it. In addition, a copy will be posted throughout the Town.

**TOWN OF WETHERSFIELD  
COMPLIANCE WITH TITLE VI OF THE CIVIL RIGHTS ACT OF 1964**

The **Town of Wethersfield** does not discriminate in the provision of services, the administration of its programs, or contractual agreements. The **Town of Wethersfield** seeks to fully carry out its responsibilities under the Title VI Regulations.

Title VI of the Civil Rights Act of 1964 prohibits discrimination on the grounds of race, color, or national origin in programs and activities receiving Federal financial assistance. Title VI provides that No person shall on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any programs covered by the Regulations.

This policy is effectuated through the methods of administration outlined in the Town’s Fair Housing Plan and is fully implemented to ensure compliance by the Town, as the recipient, and by sub recipients. The cooperation of all Town personnel is required.

Bonnie Therrien, Town Manager, said that as part of the Small Cities Grant, the State requires this. This money is used for housing rehabilitation and the Town is hoping to apply for the elevator ADA services at the Standish House.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Kotkin moved **“TO REFER THE REQUEST TO ACCEPT PARCEL 271-046 IN LIEU OF TAXES TO THE PLANNING AND ZONING COMMISSION FOR A REVIEW AND REPORT IN ACCORDANCE WITH 8-24 OF THE CONNECTICUT GENERAL STATUE”** seconded by Deputy Mayor Montinieri.

Bonnie Therrien, Town Manager, said that in 1997, the owner of this property looked to try to donate the land to the Town. The owner never received a response from the Town and the taxes have backed up. The Wethersfield Game Club abuts this property and they are willing to take the property for the cost of Attorney’s fees. The property will be returned to the tax rolls. This has to go to an 8-24 review first.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

### BIDS

Deputy Mayor Montinieri moved **“TO AWARD THE CONTRACT FOR COUNCIL CHAMBERS SOUND SYSTEM IN THE AMOUNT OF \$ \$19,946.30 AND \$3999.14 FROM UNITECH”** seconded by Councilor Kotkin.

Bonnie Therrien, Town Manager, said that as part of the Town Council renovations, the Town needs to purchase a sound system. Some of the equipment would be the base sound system, an ADA listening system, a digital recorder and wireless microphone. There is \$45,000 in the technology bond budget. The Town had discussions with Cox Cable to make sure that the best technology that the Town can afford for all agencies will be used in that room. The Deputy Mayor had asked for other bids and the Director of Public Works has them tonight for comparison.

Mike Turner, Director of Public Works, said that he has actually only received the one bid. He did receive a bid for materials only at \$9,960.

Bonnie Therrien, Town Manager, asked the Director of Public Works to explain what he did to try to get other quotations.

Mike Turner, Director of Public Works, said that because of how close the bid was to the \$20,000 the Building Committee decided to come to the full Town Council for a vote on it. Deputy Mayor Montinieri asked that the Town get additional quotes from State vendors. He contacted the five State vendors and the Finance Department sent out packets. To date, he has received two phone calls. The calls and bids were very slow coming in. He said that it must be a trend in this type of business.

Deputy Mayor Montinieri asked what the timeframe with Unitech is to get the equipment to the Town.

Mike Turner, Director of Public Works, said that most of this equipment is standard so it should take about 30 days. He said that this may hold up the project by a week or two. It seemed that the other vendor would get something to the Town within the next few days.

Deputy Mayor Montinieri said that the Town Council isn't uncomfortable with the number but he would be comfortable with another bid, especially if one is coming in shortly. If the bids come in before the Building Committee meeting on Monday and the Committee reviews them and they are higher than the Unitech bid, he is comfortable having the Building Committee award the bid. The bid doesn't technically require the Town Council's approval.

Deputy Mayor Montinieri moved **"TO WITHDRAW HIS MOTION"** seconded by Councilor Kotkin.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

## ORDINANCES, RESOLUTIONS, APPOINTMENTS FOR INTRODUCTION

### FAIR HOUSING RESOLUTION

**WHEREAS**, all American citizens are afforded a right to full and equal housing opportunities in the neighborhood of their choice, and

**WHEREAS**, State and Federal Fair Housing laws require that all individuals, regardless of race, color, religion, sex, national origin, ancestry, marital status, age, mental or physical disability, lawful source of income, sexual orientation, familial status, be given equal access to rental and homeownership opportunities, and be allowed to make free choices regarding housing location; and

**WHEREAS**, the Town of Wethersfield is committed to upholding these laws, and realizes that these laws must be supplemented by an affirmative statement publicly endorsing the right of all people to full and equal housing opportunities in the neighborhood of their choice.

**NOW THEREFORE, BE IT RESOLVED**, that the Town of Wethersfield hereby endorses a Fair Housing Policy to ensure equal opportunity for all persons to rent, purchase, and obtain financing for adequate housing of their choice on a non-discriminatory basis; and

**BE IT FURTHER RESOLVED**, that the Town Manager of the Town of Wethersfield or his/her designated representative is responsible for responding to and assisting any person who

alleges to be the victim of an illegal discriminatory housing practices in the Town of Wethersfield.

**RESOLUTION CONCERNING THE ACCEPTANCE OF AMATO DRIVE FROM THE SOUTH STREET LINE OF TWO ROD HIGHWAY TO AMATO CIRCLE, AND THE ACCEPTANCE OF AMATO CIRCLE FROM AMATO DRIVE TO AND INCLUDING THE CUL-DE-SACS, AS A PUBLIC ROAD AND WAY IN THE TOWN OF WETHERSFIELD.**

BE IT RESOLVED, that Amato Drive from the south street line of Two Rod Highway to Amato Circle, approximately 521 feet in length; and Amato Circle, from Amato Drive to and including the cul-de-sacs, approximately 1260 feet in length; together with all easements as shown on the subdivision map entitled: "Subdivision Section III, Property of Salvatore Amato, Two Rod Highway, Scale 1"=40', dated Jan. 1980, last revised 5-5-80, Sheet 1 of 2, by Close Jensen & Miller, Wethersfield, Connecticut," be accepted as a public road and way in the Town of Wethersfield.

MINUTES

Deputy Mayor Montinieri moved **"TO APPROVE THE REGULAR MEETING MINUTES OF JANUARY 20, 2009"** seconded by Councilor Roberts.

Councilor Kotkin said that the comments on the top of the fourth page of the minutes were made by Council Cascio.

All Councilors present, including the Chairperson voted AYE. Councilor Forrest and Kotkin abstained. The motion passed 7-0-2.

Councilor Roberts moved **"TO APPROVE THE SPECIAL MEETING MINUTES OF JANUARY 25, 2009"** seconded by Deputy Mayor Montinieri.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

EXECUTIVE SESSION

At 10:25 p.m., Deputy Mayor Montinieri moved **"TO GO INTO EXECUTIVE SESSION TO DISCUSS REAL ESTATE NEGOTIATIONS; PERSONNEL MATTERS – TOWN MANAGER EVALUATION AND TOWN MANAGER'S SEARCH"** seconded by Councilor Roberts. All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0. Bonnie Therrien, Town Manager and Lisa Bassani, Trust for Public Land were also present.

Unapproved

*February 2, 2009 Notes*

*Page 22*

No motions were made and no votes were taken during executive session. At 10:49 p.m., Lisa Bassani, Trust for Public Land left the meeting. At 10:58 p.m., Bonnie Therrien, Town Manager left the meeting.

At 10:59 p.m., Deputy Mayor Montinieri moved **“TO LEAVE EXECUTIVE SESSION”** seconded by Councilor Roberts. All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

### **ADJOURNMENT**

At 10:59 p.m., Councilor Cascio moved **"TO ADJOURN THE MEETING"** seconded by Councilor Roberts. All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Dolores G. Sassano  
Town Clerk